

Time Problem		
Plot Description		
Description	Area	Unit
Existing Plot Area (BUA)	9,770.00	m2
Area U/Road	0.00	m2
Bal. Plot Area	9,770.00	m2
Basic F.S.I.	1.80	
Basic Allowed B/up Area	17,586.00	m2
Max. F.S.I.	3.60	
Max. Allowed B/up Area	35,172.00	m2
Area of Common Plot	977	m2
Development Zone	D1	
Zone	R1	
Dwelling Type	3	

Building Height, Setbacks and Margins		
Road Width	36.00	m
Permissible Uses	Dwelling-1,2&3, Mercantile-1,2&3, Business, Religious, Educational-2, Institutional, Hospitality-1&2, Assembly-1,2,3,4 Service Establishment, Storage, Transport, Sports and Leisure, Temporary Use, Parks, Public-Institutional	
Permissible Uses of Commercial Spaces (Mercantile-1 and Business) in a Residential Area	All Floors	
Building Height	70.00	m
Road Side Margin	9.00	m
Rear Side Margin	8	m
Side Margins	8	m
Margin between Buildings	12	m
Margin from Common Plot	6	m

Internal Roads for Residential		
Road Side Margins		
Road Side Margin	9.00	m
Length of Internal Road	151	m
Width of Internal Road	9	m
Radius of Road Curvature	4.5	m
Rear Side Margin		
Rear Side Margin	8.00	m
Length of Internal Road	10	m
Width of Internal Road	8.00	m
Radius of Road Curvature	4.5	m
Side Margins		
Side Margins	8.00	m
Length of Internal Road	10	m
Width of Internal Road	8.00	m
Radius of Road Curvature	4.5	m

Internal Roads for Commercial		
Road Side Margins		
Road Side Margin	9.00	m
Length of Internal Road	151	m
Width of Internal Road	8.00	m
Radius of Road Curvature	4.5	m
Rear Side Margin		
Rear Side Margin	8.00	m
Length of Internal Road	10	m
Width of Internal Road	8.00	m
Radius of Road Curvature	4.5	m
Side Margins		
Side Margins	8.00	m
Length of Internal Road	10	m
Width of Internal Road	8.00	m
Radius of Road Curvature	4.5	m

Basement Details		
Margins		
Road Side Margin	9.00	m
Rear Side Margin	3	m
Side Margins	3	m
Height		
Min. from Basement to Beam/Slab Bottom	2.8	m
Max. Clear Height	4.5	m

Residential Parking Required		
Total Utilized B/up Area	10,777.00	m2
Area of Parking Required	2155.4	m2
Parking Required for 4-Wheelers including Visitor Parking (50% of Total required parking)	1077.7	m2
Remaining Area of Parking for 2-Wheelers	1077.7	m2
4-Wheelers Parking		
Total 4-Wheelers Parking Required without Visitor Parking	969.93	m2
Single 4-Wheelers Area (5.5m x 2.5m)	13.75	m2
Number of 4-Wheelers Required	70.54036364	71
Visitor Parking for 4-Wheelers	107.77	m2
Number of Visitor 4-Wheelers Required	7.837818182	8
<b>Total 4-Wheelers Required</b>		<b>79</b>
2-Wheelers Parking		
Total 2-Wheelers Parking Required without Visitor Parking	969.93	m2
Single 2-Wheelers Area (2m x 0.9m)	1.80	m2
Number of 2-Wheelers Required	538.85	539
Visitor Parking for 2-Wheelers	107.77	m2
Number of Visitor 2-Wheelers Required	59.87222222	60
<b>Total 2-Wheelers Required</b>		<b>599</b>
Parking Proposal		
Residential Parking		
Number of Proposed 4-Wheelers	80	Meets or Exceeds Requirement
Number of Proposed 2-Wheelers	589	Meets or Exceeds Requirement

Mixed Used Parking Required		
Total Utilized B/up Area	11,277.00	m2
Area of Parking Required	5638.5	m2
Residential Parking Required		
Total Utilized B/up Area (Residential)	10,777.00	m2
Proportion (Residential)	0.96	m2
Parking Area (Residential)	5,388.50	m2
Parking Required for 4-Wheelers including Visitor Parking (50% of Total required parking)	2694.25	m2
Remaining Area of Parking for 2-Wheelers	2,694.25	m2
4-Wheelers Parking		
Total 4-Wheelers Parking Required without Visitor Parking	2424.825	m2
Single 4-Wheelers Area (5.5m x 2.5m)	13.75	m2
Number of 4-Wheelers Required	176.3509091	177
Visitor Parking for 4-Wheelers	269.425	m2
Number of Visitor 4-Wheelers Required	19.59454545	20
<b>Total 4-Wheelers Required</b>		<b>197</b>
2-Wheelers Parking		
Total 2-Wheelers Parking Required without Visitor Parking	2,424.83	m2
Single 2-Wheelers Area (2m x 0.9m)	1.80	m2
Number of 2-Wheelers Required	1347.125	1348
Visitor Parking for 2-Wheelers	269.425	m2
Number of Visitor 2-Wheelers Required	149.6805556	150
<b>Total 2-Wheelers Required</b>		<b>1498</b>

Commercial Parking Required		
Total Utilized B/up Area (Commercial)	500.00	m2
Proportion (Commercial)	0.04	m2
Parking Area (Commercial)	250.00	m2
Parking Required for 4-Wheelers including Visitor Parking (50% of Total required parking)	125	m2
Remaining Area of Parking for 2-Wheelers	125.00	m2
4-Wheelers Parking		
Total 4-Wheelers Parking Required without Visitor Parking	112.5	m2
Single 4-Wheelers Area (5.5m x 2.5m)	13.75	m2
Number of 4-Wheelers Required	8.181818182	9
Visitor Parking for 4-Wheelers	12.5	m2
Number of Visitor 4-Wheelers Required	0.9090909091	1
<b>Total 4-Wheelers Required</b>		<b>10</b>
2-Wheelers Parking		
Total 2-Wheelers Parking Required without Visitor Parking	100.00	m2
Single 2-Wheelers Area (2m x 0.9m)	1.80	m2
Number of 2-Wheelers Required	55.55555556	56
Visitor Parking for 2-Wheelers	25	m2
Number of Visitor 2-Wheelers Required	13.88888889	14
<b>Total 2-Wheelers Required</b>		<b>70</b>

Parking Proposal		
Residential Parking		
Number of Proposed 4-Wheelers	197	Meets or Exceeds Requirement
Number of Proposed 2-Wheelers	1498	Meets or Exceeds Requirement
Commercial Parking		
Number of Proposed 4-Wheelers	10	Meets or Exceeds Requirement
Number of Proposed 2-Wheelers	70	Meets or Exceeds Requirement

Design Proposal		
Max. Allowed B/up Area	35,172.00	m2
Floor Height	3	m
Max. Floors (Including Ground Floor)	23	
Allowed B/up Area	1529.217391	m2
Proposed No. of Flat per Floor	4	
No. of Wings (No. of Towers)	2	
Max. Area to Design Apartment	191.1521739	m2
Total Number of Flats Required	184	

Proposed Residential Design Unit									
Units type	No. of Units	RERA Carpet Area of Single Unit (m2)	B/up Area of Single Unit (m2)	Total No. of Floors	Total B/up of Single Floor (m2)	Total Utilized B/up Area (m2)	Super-B/up of Single Floor (m2)	Total Super-B/up (m2)	Non-Salable B/up Area
Studio	0	0	0	0	0	0	0	0	0
1RK	0	0	0	0	0	0	0	0	0
1BHK	0	0	0	0	0	0	0	0	0
2BHK	0	0	0	0	0	0	0	0	0
3BHK	0	0	0	0	0	0	0	0	0
4BHK	52	154	199.9	13	829	10777	836.12	10869.56	92.56
5BHK	0	0	0	0	0	0	0	0	0
6BHK	0	0	0	0	0	0	0	0	0
Total	52					10,777.00		10869.56	92.56

Proposed Commercial Design Unit									
Units type	No. of Units	RERA Carpet Area of Single Unit (m2)	B/up Area of Single Unit (m2)	Total No. of Floors	Total B/up of Single Floor (m2)	Total Utilized B/up Area (m2)	Super-B/up of Single Floor (m2)	Total Super-B/up (m2)	Non-Salable B/up Area
Shop 01	0	0	0	0	0	0	0	0	0
Shop 02	0	0	0	0	0	0	0	0	0
Shop 03	0	0	0	0	0	0	0	0	0
Shop 04	0	0	0	0	0	0	0	0	0
Shop 05	0	0	0	0	0	0	0	0	0
Shop 06	10	30	50	1	500	500	836.12	836.12	336.12
Shop 07	0	0	0	0	0	0	0	0	0
Shop 08	0	0	0	0	0	0	0	0	0
Total	10					500.00		836.12	336.12

Total Utilized B/up Area (m2) Mixed Used Type	11,277.00
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Data for Water Requirement			
Units Type	No. of People/Unit	No. of Units	Total No. of People/Unit Type
Studio	1	0	0
1RK	2	0	0
1BHK	4	0	0
2BHK	5	0	0
3BHK	6	0	0
4BHK	7	52	364
5BHK	8	0	0
6BHK	9	0	0
Total No. of People			364
Commerical	4	10	40
Total No. of People			40

Proposed Underground Water Tank		
Length (m)	Width (m)	Height (m)
6	12.8	2

Proposed Overhead Water Tank		
Length (m)	Width (m)	Height (m)
6.7	4	1.3

Proposed Sewerage Treatment Plant Requirement		
Length (m)	Width (m)	Height (m)
7	2.8	2.4

Water Requirement		
Total Water/Person/Day (Residential)	135	Ltrs.
Total Water Req/day (Residential)	49,140.00	Ltrs.
Total Water/Person/Day (Commerical)	45	Ltrs.
Total Water Req/day (Commerical)	1,800.00	Ltrs.
Total Water Requirement	50,940.00	Ltrs.

Underground Water Tank Capacity		
Underground Water Tank Capacity	50.94	Cu.m.
Underground Fire Water Tank Capacity	101.88	Cu.m.
Total Underground Water Tank Capacity	152.82	Cu.m.

Overhead Water Tank Capacity		
Overhead Water Tank Capacity	25.47	Cu.m.
Overhead Fire Water Tank Capacity	7.64	Cu.m.
Total Overhead Water Tank Capacity	33.11	Cu.m.

Sewerage Treatment Plant Requirement		
Description	Area	Unit
Total Water Demand (TWD)	50,940.00	Ltrs.
Estimated Sewerage on Site 90% of TWD:	45846	Ltrs.
	45.846	Cu.m.

Rainwater Harvesting		
Roof Area		
Description	Area	Unit
Area of Roof	744.71	sq.m.
Average Height of Rainfall	0.03	m
Maximum Volume of Rainfall	22.3413	Cu.m.
Maximum Volume of Rainfall that can be Harvested	15.63891	Ltrs.
Non-Roof Area		
Description	Area	Unit
Area of Non-Roof (Driveway and Paved Area)	2,320.56	sq.m.
Average Height of Rainfall	0.03	m
Maximum Volume of Rainfall	69.6168	Cu.m.
Maximum Volume of Rainfall that can be Harvested	48.73176	Ltrs.
Proposal for Rainwater Harvesting		
Description	Area	Unit
Runoff Co-efficient	0.7	
Harvested Rainwater	64.37067	Cu.m.
	64,370.67	Ltrs.

Proposal for Rainwater Harvesting Pit		
Length (m)	Width (m)	Height (m)
6	1.8	6